



Document 2016 3652

Book 2016 Page 3652 Type 03 001 Pages 2
Date 12/01/2016 Time 2:43:05PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$466.40
Rev Stamp# 481 DOV# 479

INDX ✓
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

This instrument prepared by:

ROSS F. BARNETT, ABENDROTH AND RUSSELL LAW FIRM, 2560 – 73rd Street, Urbandale, Iowa 50322

Phone # (515) 271-8996

Return document to and mail tax statements to:

ALFRED R. LENZ, SR., 812 – 8th Avenue North, Winterset, Iowa 50273

File #RESC / NRW (rfb)

$\frac{1}{2}$

\$ 292,000

WARRANTY DEED

Legal: **Lot 7 in Replat of Corkrean & Watts Addition, Plat No. 1, City of Winterset, Madison County, Iowa**



Address: **812 – 8th Avenue North, Winterset, Iowa 50273**

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Amy M. Keller, formerly known as Amy M. Liter, and Steve Keller, a married couple**, do hereby convey the above-described real estate to **Alfred R. Lenz, Sr., a single person**.

SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

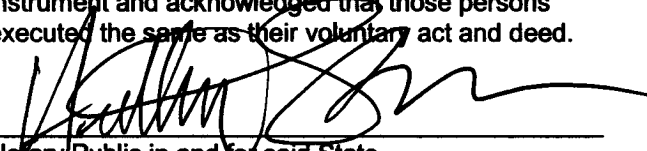
Grantors do hereby covenant with Grantee, and successors in interest, that said Grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and Grantors covenant to warrant and defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquish all rights of dower, homestead, and distributive share in and to the real estate.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF IOWA)

COUNTY OF Madison) SS:

On this 30 day of November, 2016,
before me the undersigned, a Notary Public in and for
said State, personally appeared **Amy M. Keller,**
formerly known as Amy M. Liter, and Steve Keller,
a married couple, to me known to be the identical
persons named in and who executed the foregoing
instrument and acknowledged that those persons
executed the same as their voluntary act and deed.

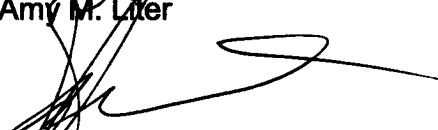


Notary Public in and for said State

Dated: 11 - 30, 2016



Amy M. Keller, formerly known as
Amy M. Liter



Steve Keller

